

# EXHIBIT 41



# Certificate of Occupancy

**CO Number: 420602217T002**

This certifies that the premises described herein conforms substantially to the approved plans and specifications and to the requirements of all applicable laws, rules and regulations for the uses and occupancies specified. No change of use or occupancy shall be made unless a new Certificate of Occupancy is issued. *This document or a copy shall be available for inspection at the building at all reasonable times.*

<b>A.</b>	<b>Borough:</b> Queens	<b>Block Number:</b> 00006	<b>Certificate Type:</b> Temporary
	<b>Address:</b> 1-55 BORDEN AVENUE	<b>Lot Number(s):</b> 6	<b>Effective Date:</b> 05/28/2015
	<b>Building Identification Number (BIN):</b> 4541408	<b>Building Type:</b> New	<b>Expiration Date:</b> 08/26/2015
<b>This building is subject to this Building Code: 2008 Code</b>			
<i>For zoning lot metes &amp; bounds, please see BISWeb.</i>			
<b>B.</b>	<b>Construction classification:</b> 1-B	(2008 Code)	
	<b>Building Occupancy Group classification:</b> R-2	(2008 Code)	
	<b>Multiple Dwelling Law Classification:</b> HAEA		
	<b>No. of stories:</b> 32	<b>Height in feet:</b> 307	<b>No. of dwelling units:</b> 216
<b>C.</b>	<b>Fire Protection Equipment:</b> Standpipe system, Fire alarm system, Sprinkler system, Fire Suppression system		
<b>D.</b>	<b>Type and number of open spaces:</b> None associated with this filing.		
<b>E.</b>	<b>This Certificate is issued with the following legal limitations:</b> None		
<b>Outstanding requirements for obtaining Final Certificate of Occupancy:</b>			
There are 23 outstanding requirements. Please refer to BISWeb for further detail.			
<b>Borough Comments:</b>			
OCCUPANCY LIMITED TO 1ST FLOOR THROUGH 21ST FLOOR EXCEPT RETAIL SPACE ON THE 1ST FLOOR AND HOIST LINE APPTS.			

Borough Commissioner

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# *Certificate of Occupancy*

CO Number: **420602217T002**

Permissible Use and Occupancy						
All Building Code occupancy group designations below are 2008 designations.						
Floor From To	Maximum persons permitted	Live load lbs per sq. ft.	Building Code occupancy group	Dwelling or Rooming Units	Zoning use group	Description of use
001 001 22	OG	R-2		2		RESIDENTIAL LOBBY (PARTIALLY SUBJECT TO FLOODING), MAIL ROOM, LOCKER ROOMS, BREAK ROOM, SUPER'S OFFICE ACCESSORY TO RESIDENTIAL
001 001 19	OG	S-2 R-2 U		2, 2		GAS METER RM, PACKAGE RM, TRASH COMPACTOR RM, FIRE PUMP RM, WATER METER, RM, SUPER'S OFFICE WORKSHOP, STORAGE RM, BIKE RM., COGEN TANK RM, WASTE COLLECTOR RM
001 001	OG	M		6		RETAIL SPACE (VACANT/NO OCCUPANCY)
002 002 51	100	R-2		2		RESIDENTIAL AMENITY SPACE (GYM, KIDS PLAY RM, BUSINESS CENTER) ACCESSORY TO RESIDENTIAL
002 002	100	R-2	8	2		(08) APARTMENTS PER FLOOR, TRASH RM, ELECTRIC/TELECOM CLOSETS
002 002 8	100	R-2 U		2, 2		TELECOM ROOM, (MDF) LAUNDRY RM, MECHANICAL RM, MECHANICAL RM2, MECHANICAL SPACE, ELECTRICAL RM.
003 003	100	R-2	14	2		(14) APARTMENTS PER FLOOR, TRASH RM, ELECTRIC/SECURITY/TELECOM CLOSETS, MANAGEMENT OFFICE ACCESSORY TO RESIDENTIAL
003 003	100	R-2		2		ROOF- MAINTENANCE ACCESS ONLY. NO PART OF ACCESSORY TO RESIDENTIAL.
004 007	100	R-2	14	2		(14) APARTMENTS PER FLOOR, TRASH RM, ELECTRIC/TELECOM CLOSET
008 009	100	R-2	13	2		(13) APARTMENTS PER FLOOR, TRASH RM, ELECTRIC/TELECOM CLOSET
010 013	100	R-2	10	2		(10) APARTMENTS PER FLOOR, TRASH RM, ELECTRIC/TELECOM CLOSET
014 019	100	R-2	9	2		(09) APARTMENTS PER FLOOR, TRASH RM, ELECTRIC/TELECOM CLOSET

Borough Commissioner

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## *Certificate of Occupancy*

CO Number: **420602217T002**

Permissible Use and Occupancy						
All Building Code occupancy group designations below are 2008 designations.						
Floor From To	Maximum persons permitted	Live load lbs per sq. ft.	Building Code occupancy group	Dwelling or Rooming Units	Zoning use group	Description of use
020 028		100	R-2	9	2	(09) APARTMENTS PER FLOOR, TRASH RM, ELECTRIC/TELECOM CLOSET
ZONING LOT DESCRIPTION RECORDED UNDER CRFN #2013000110502 AND 2013000110503 . EASEMENT RECORDED UNDER CRFN #2013000110501. SHADED AREAS WITHIN BUILD (LOBBY ENTRANCE) IS DESIGNED TO RETAIN WATER AND WITHSTAND HYDROSTATIC AND HYDRODYNAMIC PRESSURE ASSUMING WATER HEIGHT TO BASE FLOOD ELEVATION MATERIALS INCLUDING FINISHES IN SHADED AREA SHALL BE FLOOD-RESISTANT MATERIALS AND COMPLY WITH APPENDIX G						
END OF SECTION						

A handwritten signature in black ink, appearing to be "S. D. O.", written over a horizontal line.

Borough Commissioner

A handwritten signature in black ink, appearing to be "Rick Chandler", written in a cursive style.

Commissioner

**END OF DOCUMENT**

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# Certificate of Occupancy

**CO Number: 420602182T001**

This certifies that the premises described herein conforms substantially to the approved plans and specifications and to the requirements of all applicable laws, rules and regulations for the uses and occupancies specified. No change of use or occupancy shall be made unless a new Certificate of Occupancy is issued. *This document or a copy shall be available for inspection at the building at all reasonable times.*

<b>A.</b>	<b>Borough:</b> Queens	<b>Block Number:</b> 00006	<b>Certificate Type:</b> Temporary
	<b>Address:</b> 1-50 50TH AVENUE	<b>Lot Number(s):</b> 80	<b>Effective Date:</b> 07/08/2015
	<b>Building Identification Number (BIN):</b> 4541370	<b>Building Type:</b> New	<b>Expiration Date:</b> 09/06/2015
<b>This building is subject to this Building Code: 2008 Code</b>			
<i>For zoning lot metes &amp; bounds, please see BISWeb.</i>			
<b>B.</b>	<b>Construction classification:</b> 1-B	(2008 Code)	
	<b>Building Occupancy Group classification:</b> R-2	(2008 Code)	
	<b>Multiple Dwelling Law Classification:</b> HAEA		
	<b>No. of stories:</b> 37	<b>Height in feet:</b> 350	<b>No. of dwelling units:</b> 619
<b>C.</b>	<b>Fire Protection Equipment:</b> Standpipe system, Fire alarm system, Sprinkler system, Fire Suppression system		
<b>D.</b>	<b>Type and number of open spaces:</b> None associated with this filing.		
<b>E.</b>	<b>This Certificate is issued with the following legal limitations:</b> Easement(s) - Recording Info: FLOOD ZONE COMPLIANCE.		
<b>Outstanding requirements for obtaining Final Certificate of Occupancy:</b>			
There are 26 outstanding requirements. Please refer to BISWeb for further detail.			
<b>Borough Comments:</b>			
OCCUPANCY EXCLUDES RETAIL SPACES GROUND LEVEL AMENITIES, HOIST LINE APARTMENTS ON FLOORS ONE (1) THROUGH ELEVEN (11) FLOORS, AND ROOF TERRACES.			

Borough Commissioner

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# *Certificate of Occupancy*

CO Number: 420602182T001

Permissible Use and Occupancy						
All Building Code occupancy group designations below are 2008 designations.						
Floor From To	Maximum persons permitted	Live load lbs per sq. ft.	Building Code occupancy group	Dwelling or Rooming Units	Zoning use group	Description of use
001 001 20	OG	R-2		2		RESIDENTIAL LOBBY, MAIL ROOM, MANAGEMENT OFFICE, WOMEN'S LOCKER, MEN'S LOCKER, BREAK ROOM, PARKING ATTENDANT OFFICE, SUPER'S OFFICE ACCESSORY TO RESIDENTIAL
001 001 10	OG	S-2 R-2 U		2, 6, 2		SANITARY POE, GAS METER RM, PACKAGE RM, VALET RM, TRASH COMPACTOR RM, FIRE PUMP RM, OFFICE STORAGE, BIKE RM, SUPER'S WORKSHOP, TELECOM RM, ELECTRIC SERVICE RM, WATER METER RM
001 001	OG	R-2 S-2		2, 6		PARKING FOR 38 SPACES TOTAL
001 001 67	OG	R-2		2		RESIDENTIAL AMENITIES (GYM, KIDS PLAY RM, DOG CITY) ACCESSORY TO R2
001 001	OG	M		6		RETAIL SPACE B (VACANT/NO OCCUPANCY)
001 001	OG	M		6		RETAIL SPACE A (VACANT/NO OCCUPANCY)
002 004	100	S-2 R-2		2, 6		PARKING FOR 229 SPACES TOTAL
002 004	100	R-2	37	2		(37) APARTMENTS PER FLOOR, ELECTRICAL TELECOM CLOSETS, TRASH ROOM.
004 004 2	100	R-2 U		2, 6		BOILER ROOM, STORM WATER IRRIGATION TANK RM., WATER TANK
005 005	100	R-2	41	2		(41) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, TRASH ROOM, STORAGE RM.
005 005 36	100	R-2		2		TERRACE ACCESSORY TO RESIDENTIAL
006 006	100	R-2	42	2		(42) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, TRASH RM, STORAGE RMS

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# *Certificate of Occupancy*

CO Number: **420602182T001**

Permissible Use and Occupancy						
All Building Code occupancy group designations below are 2008 designations.						
Floor From To	Maximum persons permitted	Live load lbs per sq. ft.	Building Code occupancy group	Dwelling or Rooming Units	Zoning use group	Description of use
007 007		100	R-2 S-2	32	2, 2	(32) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, TRASH ROOM, STORAGE RM
008 011		100	R-2 S-2	32	2, 2	(32) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, TRASH ROOM, STORAGE RM
012 012		100	R-2	30	2	(30) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, TRASH RM, ACCESSORY RESIDENTIAL AMENITY SPACE & LAUNDRY RM.
013 013 215		100	R-2		2	ROOF TERRACES ACCESSORY TO RESIDENTIAL (ONE TERRACE HAS 140 OCCUPANTS, ONE TERRACE HAS 75 OCCUPANTS)
013 013		100	R-2	8	2	(8) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, ACCESSORY RESIDENTIAL AMENITIES SPACE, TRASH RM.
014 014		100	R-2	9	2	(9) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSET, TRASH RM, ELEVATOR MACHINE ROOM
015 033		100	R-2	10	2	(10) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, TRASH RM.
034 036		100	R-2	7	2	(7) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, TRASH RM.
037 037		100	R-2	7	2	(7) APARTMENTS, ELECTRICAL/TELECOM CLOSETS, TRASH RM
RO F		100	S-2		2	ELEVATOR MACHINE ROOM, MECHANICAL EQUIPMENT & BULKHEAD
ZONING LOT DESCRIPTION RECORDED UNDER CRFN #2013000110502 & 2013000110503 AND EASEMENT RECORDED UNDER CRFN #2013000110501. TOTAL ATTENDANT PARKING FOR 267 VEHICLES. PAID ATTENDANTS EMPLOYED BY THE OWNERS OR OPERATORS OF SUCH SPACES BE AVAILABLE TO HANDLE THE PARKING AND MOVING OF AUTOMOBILES AT ALL TIMES WHEN SUCH SPACES ARE IN USE. THE BUILDING DOES NOT HAVE A 13TH MARKETING FLOOR. FLOORS 13-37 ARE CONSTRUCTION FLOORS AND FLOORS 14-37, PH ARE MARKETING FLOORS.						
END OF SECTION						

Borough Commissioner

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END OF DOCUMENT

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## Certificate of Occupancy

**CO Number: 420602182T001**

This certifies that the premises described herein conforms substantially to the approved plans and specifications and to the requirements of all applicable laws, rules and regulations for the uses and occupancies specified. No change of use or occupancy shall be made unless a new Certificate of Occupancy is issued. *This document or a copy shall be available for inspection at the building at all reasonable times.*

<b>A.</b>	<b>Borough:</b> Queens	<b>Block Number:</b> 00006	<b>Certificate Type:</b> Temporary
	<b>Address:</b> 1-50 50TH AVENUE	<b>Lot Number(s):</b> 80	<b>Effective Date:</b> 07/08/2015
	<b>Building Identification Number (BIN):</b> 4541370	<b>Building Type:</b> New	<b>Expiration Date:</b> 09/06/2015
<b>This building is subject to this Building Code: 2008 Code</b>			
<i>For zoning lot metes &amp; bounds, please see BISWeb.</i>			
<b>B.</b>	<b>Construction classification:</b> 1-B	(2008 Code)	
	<b>Building Occupancy Group classification:</b> R-2	(2008 Code)	
	<b>Multiple Dwelling Law Classification:</b> HAEA		
	<b>No. of stories:</b> 37	<b>Height in feet:</b> 350	<b>No. of dwelling units:</b> 619
<b>C.</b>	<b>Fire Protection Equipment:</b> Standpipe system, Fire alarm system, Sprinkler system, Fire Suppression system		
<b>D.</b>	<b>Type and number of open spaces:</b> None associated with this filing.		
<b>E.</b>	<b>This Certificate is issued with the following legal limitations:</b> Easement(s) - Recording Info: FLOOD ZONE COMPLIANCE.		
<b>Outstanding requirements for obtaining Final Certificate of Occupancy:</b>			
There are 26 outstanding requirements. Please refer to BISWeb for further detail.			
<b>Borough Comments:</b>			
OCCUPANCY EXCLUDES RETAIL SPACES GROUND LEVEL AMENITIES, HOIST LINE APARTMENTS ON FLOORS ONE (1) THROUGH ELEVEN (11) FLOORS, AND ROOF TERRACES.			

Borough Commissioner

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# *Certificate of Occupancy*

CO Number: 420602182T001

Permissible Use and Occupancy						
All Building Code occupancy group designations below are 2008 designations.						
Floor From To	Maximum persons permitted	Live load lbs per sq. ft.	Building Code occupancy group	Dwelling or Rooming Units	Zoning use group	Description of use
001 001 20	OG	R-2		2		RESIDENTIAL LOBBY, MAIL ROOM, MANAGEMENT OFFICE, WOMEN'S LOCKER, MEN'S LOCKER, BREAK ROOM, PARKING ATTENDANT OFFICE, SUPER'S OFFICE ACCESSORY TO RESIDENTIAL
001 001 10	OG	S-2 R-2 U		2, 6, 2		SANITARY POE, GAS METER RM, PACKAGE RM, VALET RM, TRASH COMPACTOR RM, FIRE PUMP RM, OFFICE STORAGE, BIKE RM, SUPER'S WORKSHOP, TELECOM RM, ELECTRIC SERVICE RM, WATER METER RM
001 001	OG	R-2 S-2		2, 6		PARKING FOR 38 SPACES TOTAL
001 001 67	OG	R-2		2		RESIDENTIAL AMENITIES (GYM, KIDS PLAY RM, DOG CITY) ACCESSORY TO R2
001 001	OG	M		6		RETAIL SPACE B (VACANT/NO OCCUPANCY)
001 001	OG	M		6		RETAIL SPACE A (VACANT/NO OCCUPANCY)
002 004	100	S-2 R-2		2, 6		PARKING FOR 229 SPACES TOTAL
002 004	100	R-2	37	2		(37) APARTMENTS PER FLOOR, ELECTRICAL TELECOM CLOSETS, TRASH ROOM.
004 004 2	100	R-2 U		2, 6		BOILER ROOM, STORM WATER IRRIGATION TANK RM., WATER TANK
005 005	100	R-2	41	2		(41) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, TRASH ROOM, STORAGE RM.
005 005 36	100	R-2		2		TERRACE ACCESSORY TO RESIDENTIAL
006 006	100	R-2	42	2		(42) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, TRASH RM, STORAGE RMS

Borough Commissioner

Commissioner

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# *Certificate of Occupancy*

CO Number: **420602182T001**

Permissible Use and Occupancy						
All Building Code occupancy group designations below are 2008 designations.						
Floor From To	Maximum persons permitted	Live load lbs per sq. ft.	Building Code occupancy group	Dwelling or Rooming Units	Zoning use group	Description of use
007 007		100	R-2 S-2	32	2, 2	(32) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, TRASH ROOM, STORAGE RM
008 011		100	R-2 S-2	32	2, 2	(32) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, TRASH ROOM, STORAGE RM
012 012		100	R-2	30	2	(30) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, TRASH RM, ACCESSORY RESIDENTIAL AMENITY SPACE & LAUNDRY RM.
013 013 215		100	R-2		2	ROOF TERRACES ACCESSORY TO RESIDENTIAL (ONE TERRACE HAS 140 OCCUPANTS, ONE TERRACE HAS 75 OCCUPANTS)
013 013		100	R-2	8	2	(8) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, ACCESSORY RESIDENTIAL AMENITIES SPACE, TRASH RM.
014 014		100	R-2	9	2	(9) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSET, TRASH RM, ELEVATOR MACHINE ROOM
015 033		100	R-2	10	2	(10) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, TRASH RM.
034 036		100	R-2	7	2	(7) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, TRASH RM.
037 037		100	R-2	7	2	(7) APARTMENTS, ELECTRICAL/TELECOM CLOSETS, TRASH RM
RO F		100	S-2		2	ELEVATOR MACHINE ROOM, MECHANICAL EQUIPMENT & BULKHEAD
ZONING LOT DESCRIPTION RECORDED UNDER CRFN #2013000110502 & 2013000110503 AND EASEMENT RECORDED UNDER CRFN #2013000110501. TOTAL ATTENDANT PARKING FOR 267 VEHICLES. PAID ATTENDANTS EMPLOYED BY THE OWNERS OR OPERATORS OF SUCH SPACES BE AVAILABLE TO HANDLE THE PARKING AND MOVING OF AUTOMOBILES AT ALL TIMES WHEN SUCH SPACES ARE IN USE. THE BUILDING DOES NOT HAVE A 13TH MARKETING FLOOR. FLOORS 13-37 ARE CONSTRUCTION FLOORS AND FLOORS 14-37, PH ARE MARKETING FLOORS.						
END OF SECTION						

Borough Commissioner

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END OF DOCUMENT

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# Certificate of Occupancy

**CO Number: 420602182T001**

This certifies that the premises described herein conforms substantially to the approved plans and specifications and to the requirements of all applicable laws, rules and regulations for the uses and occupancies specified. No change of use or occupancy shall be made unless a new Certificate of Occupancy is issued. *This document or a copy shall be available for inspection at the building at all reasonable times.*

<b>A.</b>	<b>Borough:</b> Queens	<b>Block Number:</b> 00006	<b>Certificate Type:</b> Temporary
	<b>Address:</b> 1-50 50TH AVENUE	<b>Lot Number(s):</b> 80	<b>Effective Date:</b> 07/08/2015
	<b>Building Identification Number (BIN):</b> 4541370		<b>Expiration Date:</b> 09/06/2015
		<b>Building Type:</b> New	
<b>This building is subject to this Building Code: 2008 Code</b>			
<i>For zoning lot metes &amp; bounds, please see BISWeb.</i>			
<b>B.</b>	<b>Construction classification:</b> 1-B	(2008 Code)	
	<b>Building Occupancy Group classification:</b> R-2	(2008 Code)	
	<b>Multiple Dwelling Law Classification:</b> HAEA		
	<b>No. of stories:</b> 37	<b>Height in feet:</b> 350	<b>No. of dwelling units:</b> 619
<b>C.</b>	<b>Fire Protection Equipment:</b> Standpipe system, Fire alarm system, Sprinkler system, Fire Suppression system		
<b>D.</b>	<b>Type and number of open spaces:</b> None associated with this filing.		
<b>E.</b>	<b>This Certificate is issued with the following legal limitations:</b> Easement(s) - Recording Info: FLOOD ZONE COMPLIANCE.		
<b>Outstanding requirements for obtaining Final Certificate of Occupancy:</b>			
There are 26 outstanding requirements. Please refer to BISWeb for further detail.			
<b>Borough Comments:</b>			
OCCUPANCY EXCLUDES RETAIL SPACES GROUND LEVEL AMENITIES, HOIST LINE APARTMENTS ON FLOORS ONE (1) THROUGH ELEVEN (11) FLOORS, AND ROOF TERRACES.			

Borough Commissioner

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# *Certificate of Occupancy*

CO Number: 420602182T001

Permissible Use and Occupancy						
All Building Code occupancy group designations below are 2008 designations.						
Floor From To	Maximum persons permitted	Live load lbs per sq. ft.	Building Code occupancy group	Dwelling or Rooming Units	Zoning use group	Description of use
001 001 20	OG	R-2		2		RESIDENTIAL LOBBY, MAIL ROOM, MANAGEMENT OFFICE, WOMEN'S LOCKER, MEN'S LOCKER, BREAK ROOM, PARKING ATTENDANT OFFICE, SUPER'S OFFICE ACCESSORY TO RESIDENTIAL
001 001 10	OG	S-2 R-2 U		2, 6, 2		SANITARY POE, GAS METER RM, PACKAGE RM, VALET RM, TRASH COMPACTOR RM, FIRE PUMP RM, OFFICE STORAGE, BIKE RM, SUPER'S WORKSHOP, TELECOM RM, ELECTRIC SERVICE RM, WATER METER RM
001 001	OG	R-2 S-2		2, 6		PARKING FOR 38 SPACES TOTAL
001 001 67	OG	R-2		2		RESIDENTIAL AMENITIES (GYM, KIDS PLAY RM, DOG CITY) ACCESSORY TO R2
001 001	OG	M		6		RETAIL SPACE B (VACANT/NO OCCUPANCY)
001 001	OG	M		6		RETAIL SPACE A (VACANT/NO OCCUPANCY)
002 004	100	S-2 R-2		2, 6		PARKING FOR 229 SPACES TOTAL
002 004	100	R-2	37	2		(37) APARTMENTS PER FLOOR, ELECTRICAL TELECOM CLOSETS, TRASH ROOM.
004 004 2	100	R-2 U		2, 6		BOILER ROOM, STORM WATER IRRIGATION TANK RM., WATER TANK
005 005	100	R-2	41	2		(41) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, TRASH ROOM, STORAGE RM.
005 005 36	100	R-2		2		TERRACE ACCESSORY TO RESIDENTIAL
006 006	100	R-2	42	2		(42) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, TRASH RM, STORAGE RMS

Borough Commissioner

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# *Certificate of Occupancy*

CO Number: **420602182T001**

Permissible Use and Occupancy						
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008 011		100	R-2 S-2	32	2, 2	(32) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, TRASH ROOM, STORAGE RM
012 012		100	R-2	30	2	(30) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, TRASH RM, ACCESSORY RESIDENTIAL AMENITY SPACE & LAUNDRY RM.
013 013 215		100	R-2		2	ROOF TERRACES ACCESSORY TO RESIDENTIAL (ONE TERRACE HAS 140 OCCUPANTS, ONE TERRACE HAS 75 OCCUPANTS)
013 013		100	R-2	8	2	(8) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, ACCESSORY RESIDENTIAL AMENITIES SPACE, TRASH RM.
014 014		100	R-2	9	2	(9) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSET, TRASH RM, ELEVATOR MACHINE ROOM
015 033		100	R-2	10	2	(10) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, TRASH RM.
034 036		100	R-2	7	2	(7) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, TRASH RM.
037 037		100	R-2	7	2	(7) APARTMENTS, ELECTRICAL/TELECOM CLOSETS, TRASH RM
RO F		100	S-2		2	ELEVATOR MACHINE ROOM, MECHANICAL EQUIPMENT & BULKHEAD
ZONING LOT DESCRIPTION RECORDED UNDER CRFN #2013000110502 & 2013000110503 AND EASEMENT RECORDED UNDER CRFN #2013000110501. TOTAL ATTENDANT PARKING FOR 267 VEHICLES. PAID ATTENDANTS EMPLOYED BY THE OWNERS OR OPERATORS OF SUCH SPACES BE AVAILABLE TO HANDLE THE PARKING AND MOVING OF AUTOMOBILES AT ALL TIMES WHEN SUCH SPACES ARE IN USE. THE BUILDING DOES NOT HAVE A 13TH MARKETING FLOOR. FLOORS 13-37 ARE CONSTRUCTION FLOORS AND FLOORS 14-37, PH ARE MARKETING FLOORS.						
END OF SECTION						

Borough Commissioner

Commissioner

END OF DOCUMENT

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# Certificate of Occupancy

**CO Number: 420602217T003**

This certifies that the premises described herein conforms substantially to the approved plans and specifications and to the requirements of all applicable laws, rules and regulations for the uses and occupancies specified. No change of use or occupancy shall be made unless a new Certificate of Occupancy is issued. *This document or a copy shall be available for inspection at the building at all reasonable times.*

<b>A.</b>	<b>Borough:</b> Queens	<b>Block Number:</b> 00006	<b>Certificate Type:</b> Temporary
	<b>Address:</b> 1-55 BORDEN AVENUE	<b>Lot Number(s):</b> 6	<b>Effective Date:</b> 07/22/2015
	<b>Building Identification Number (BIN):</b> 4541408	<b>Building Type:</b> New	<b>Expiration Date:</b> 10/20/2015
<b>This building is subject to this Building Code: 2008 Code</b>			
<i>For zoning lot metes &amp; bounds, please see BISWeb.</i>			
<b>B.</b>	<b>Construction classification:</b> 1-B (2008 Code)		
	<b>Building Occupancy Group classification:</b> R-2 (2008 Code)		
	<b>Multiple Dwelling Law Classification:</b> HAEA		
	<b>No. of stories:</b> 32	<b>Height in feet:</b> 307	<b>No. of dwelling units:</b> 306
<b>C.</b>	<b>Fire Protection Equipment:</b> Standpipe system, Fire alarm system, Sprinkler system, Fire Suppression system		
<b>D.</b>	<b>Type and number of open spaces:</b> None associated with this filing.		
<b>E.</b>	<b>This Certificate is issued with the following legal limitations:</b> None		
<b>Outstanding requirements for obtaining Final Certificate of Occupancy:</b>			
There are 23 outstanding requirements. Please refer to BISWeb for further detail.			
<b>Borough Comments:</b> None			

Borough Commissioner

Commissioner

**DOCUMENT CONTINUES ON NEXT PAGE**



# *Certificate of Occupancy*

CO Number: **420602217T003**

Permissible Use and Occupancy						
All Building Code occupancy group designations below are 2008 designations.						
Floor From To	Maximum persons permitted	Live load lbs per sq. ft.	Building Code occupancy group	Dwelling or Rooming Units	Zoning use group	Description of use
001 001 22	OG	R-2		2		RESIDENTIAL LOBBY (PARTIALLY SUBJECT TO FLOODING), MAIL ROOM, LOCKER ROOMS, BREAK ROOM, SUPER'S OFFICE ACCESSORY TO RESIDENTIAL
001 001 19	OG	S-2 R-2 U		2, 2		GAS METER RM, PACKAGE RM, TRASH COMPACTOR RM, FIRE PUMP RM, WATER METER, RM, SUPER'S OFFICE WORKSHOP, STORAGE RM, BIKE RM., COGEN TANK RM, WASTE COLLECTOR RM
001 001	OG	M		6		RETAIL SPACE (VACANT/NO OCCUPANCY)
002 002 51	100	R-2		2		RESIDENTIAL AMENITY SPACE (GYM, KIDS PLAY RM, BUSINESS CENTER) ACCESSORY TO RESIDENTIAL
002 002	100	R-2	8	2		(08) APARTMENTS PER FLOOR, TRASH RM, ELECTRIC/TELECOM CLOSETS
002 002 8	100	R-2 U		2, 2		TELECOM ROOM, (MDF) LAUNDRY RM, MECHANICAL RM, MECHANICAL RM2, MECHANICAL SPACE, ELECTRICAL RM.
003 003	100	R-2	14	2		(14) APARTMENTS PER FLOOR, TRASH RM, ELECTRIC/SECURITY/TELECOM CLOSETS, MANAGEMENT OFFICE ACCESSORY TO RESIDENTIAL
003 003	100	R-2		2		ROOF- MAINTENANCE ACCESS ONLY. NO PART OF ACCESSORY TO RESIDENTIAL.
004 007	100	R-2	14	2		(14) APARTMENTS PER FLOOR, TRASH RM, ELECTRIC/TELECOM CLOSET
008 009	100	R-2	13	2		(13) APARTMENTS PER FLOOR, TRASH RM, ELECTRIC/TELECOM CLOSET
010 013	100	R-2	10	2		(10) APARTMENTS PER FLOOR, TRASH RM, ELECTRIC/TELECOM CLOSET
014 019	100	R-2	9	2		(09) APARTMENTS PER FLOOR, TRASH RM, ELECTRIC/TELECOM CLOSET

Borough Commissioner

Commissioner

DOCUMENT CONTINUES ON NEXT PAGE



# *Certificate of Occupancy*

CO Number: **420602217T003**

Permissible Use and Occupancy						
All Building Code occupancy group designations below are 2008 designations.						
Floor From To	Maximum persons permitted	Live load lbs per sq. ft.	Building Code occupancy group	Dwelling or Rooming Units	Zoning use group	Description of use
020 028		100	R-2	9	2	(09) APARTMENTS PER FLOOR, TRASH RM, ELECTRIC/TELECOM CLOSET
029 029		100	R-2	6	2	(6) APARTMENTS PER FLOOR, TRASH RM, ELECTRIC/TELECOM CLOSET
029 029 4		100	R-2		2	TERRACE ACCESSORY TO RESIDENTIAL
029 029 16		100	R-2		2	ACCESSORY RESIDENTIAL AMENITY SPACE.
030 032		100	R-2	7	2	(7) APARTMENTS PER FLOOR, TRASH RM, ELECTRIC/TELECOM CLOSET
RO F			R-2		2	MECHANICAL SPACE, ELEVATOR MACHINE ROOM, BULKHEAD
ZONING LOT DESCRIPTION RECORDED UNDER CRFN #2013000110502 AND 2013000110503 . EASEMENT RECORDED UNDER CRFN #2013000110501. SHADED AREAS WITHIN BUILD (LOBBY ENTRANCE) IS DESIGNED TO RETAIN WATER AND WITHSTAND HYDROSTATIC AND HYDRODYNAMIC PRESSURE ASSUMING WATER HEIGHT TO BASE FLOOD ELEVATION MATERIALS INCLUDING FINISHES IN SHADED AREA SHALL BE FLOOD-RESISTANT MATERIALS AND COMPLY WITH APPENDIX G						
END OF SECTION						

Borough Commissioner

Commissioner

END OF DOCUMENT

420602217/003 7/22/2015 3:32:29 PM





# Certificate of Occupancy

**CO Number: 420602182T002**

This certifies that the premises described herein conforms substantially to the approved plans and specifications and to the requirements of all applicable laws, rules and regulations for the uses and occupancies specified. No change of use or occupancy shall be made unless a new Certificate of Occupancy is issued. *This document or a copy shall be available for inspection at the building at all reasonable times.*

<b>A.</b>	<b>Borough:</b> Queens	<b>Block Number:</b> 00006	<b>Certificate Type:</b> Temporary
	<b>Address:</b> 1-50 50TH AVENUE	<b>Lot Number(s):</b> 80	<b>Effective Date:</b> 08/28/2015
	<b>Building Identification Number (BIN):</b> 4541370	<b>Building Type:</b> New	<b>Expiration Date:</b> 10/26/2015
<b>This building is subject to this Building Code: 2008 Code</b>			
<i>For zoning lot metes &amp; bounds, please see BISWeb.</i>			
<b>B.</b>	<b>Construction classification:</b> 1-B	(2008 Code)	
	<b>Building Occupancy Group classification:</b> R-2	(2008 Code)	
	<b>Multiple Dwelling Law Classification:</b> HAEA		
	<b>No. of stories:</b> 37	<b>Height in feet:</b> 350	<b>No. of dwelling units:</b> 619
<b>C.</b>	<b>Fire Protection Equipment:</b> Standpipe system, Fire alarm system, Sprinkler system, Fire Suppression system		
<b>D.</b>	<b>Type and number of open spaces:</b> None associated with this filing.		
<b>E.</b>	<b>This Certificate is issued with the following legal limitations:</b> Easement(s) - Recording Info: FLOOD ZONE COMPLIANCE.		
<b>Outstanding requirements for obtaining Final Certificate of Occupancy:</b>			
There are 26 outstanding requirements. Please refer to BISWeb for further detail.			
<b>Borough Comments:</b>			
OCCUPANCY LIMITED TO FLOORS 001 PLUS LOCKER ROOM, BREAK ROOM, RESIDENTIAL AMENITIES, KIDS PLAY ROOM, DOG CITY FLOOR 013 -- 22 LESS HOIST LINE APARTMENTS.			

Borough Commissioner

Commissioner

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# Certificate of Occupancy

CO Number: 420602182T002

Permissible Use and Occupancy						
All Building Code occupancy group designations below are 2008 designations.						
Floor From To	Maximum persons permitted	Live load lbs per sq. ft.	Building Code occupancy group	Dwelling or Rooming Units	Zoning use group	Description of use
001 001 20	OG	R-2		2		RESIDENTIAL LOBBY, MAIL ROOM, MANAGEMENT OFFICE, WOMEN'S LOCKER, MEN'S LOCKER, BREAK ROOM, PARKING ATTENDANT OFFICE, SUPER'S OFFICE ACCESSORY TO RESIDENTIAL
001 001 10	OG	S-2 R-2 U		2, 6, 2		SANITARY POE, GAS METER RM, PACKAGE RM, VALET RM, TRASH COMPACTOR RM, FIRE PUMP RM, OFFICE STORAGE, BIKE RM, SUPER'S WORKSHOP, TELECOM RM, ELECTRIC SERVICE RM, WATER METER RM
001 001	OG	R-2 S-2		2, 6		PARKING FOR 38 SPACES TOTAL
001 001 67	OG	R-2		2		RESIDENTIAL AMENITIES (GYM, KIDS PLAY RM, DOG CITY) ACCESSORY TO R2
001 001	OG	M		6		RETAIL SPACE B (VACANT/NO OCCUPANCY)
001 001	OG	M		6		RETAIL SPACE A (VACANT/NO OCCUPANCY)
002 004	100	S-2 R-2		2, 6		PARKING FOR 229 SPACES TOTAL
002 004	100	R-2	37	2		(37) APARTMENTS PER FLOOR, ELECTRICAL TELECOM CLOSETS, TRASH ROOM.
004 004 2	100	R-2 U		2, 6		BOILER ROOM, STORM WATER IRRIGATION TANK RM., WATER TANK
005 005	100	R-2	41	2		(41) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, TRASH ROOM, STORAGE RM.
005 005 36	100	R-2		2		TERRACE ACCESSORY TO RESIDENTIAL
006 006	100	R-2	42	2		(42) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, TRASH RM, STORAGE RMS

  
Borough Commissioner

  
Commissioner

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# *Certificate of Occupancy*

CO Number: **420602182T002**

Permissible Use and Occupancy						
All Building Code occupancy group designations below are 2008 designations.						
Floor From To	Maximum persons permitted	Live load lbs per sq. ft.	Building Code occupancy group	Dwelling or Rooming Units	Zoning use group	Description of use
007 007		100	R-2 S-2	32	2, 2	(32) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, TRASH ROOM, STORAGE RM
008 011		100	R-2 S-2	32	2, 2	(32) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, TRASH ROOM, STORAGE RM
012 012		100	R-2	30	2	(30) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, TRASH RM, ACCESSORY RESIDENTIAL AMENITY SPACE & LAUNDRY RM.
013 013 215		100	R-2		2	ROOF TERRACES ACCESSORY TO RESIDENTIAL (ONE TERRACE HAS 140 OCCUPANTS, ONE TERRACE HAS 75 OCCUPANTS)
013 013		100	R-2	8	2	(8) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, ACCESSORY RESIDENTIAL AMENITIES SPACE, TRASH RM.
014 014		100	R-2	9	2	(9) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSET, TRASH RM, ELEVATOR MACHINE ROOM
015 033		100	R-2	10	2	(10) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, TRASH RM.
034 036		100	R-2	7	2	(7) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, TRASH RM.
037 037		100	R-2	7	2	(7) APARTMENTS, ELECTRICAL/TELECOM CLOSETS, TRASH RM
RO F		100	S-2		2	ELEVATOR MACHINE ROOM, MECHANICAL EQUIPMENT & BULKHEAD
ZONING LOT DESCRIPTION RECORDED UNDER CRFN #2013000110502 & 2013000110503 AND EASEMENT RECORDED UNDER CRFN #2013000110501. TOTAL ATTENDANT PARKING FOR 267 VEHICLES. PAID ATTENDANTS EMPLOYED BY THE OWNERS OR OPERATORS OF SUCH SPACES BE AVAILABLE TO HANDLE THE PARKING AND MOVING OF AUTOMOBILES AT ALL TIMES WHEN SUCH SPACES ARE IN USE. THE BUILDING DOES NOT HAVE A 13TH MARKETING FLOOR. FLOORS 13-37 ARE CONSTRUCTION FLOORS AND FLOORS 14-37, PH ARE MARKETING FLOORS.						
END OF SECTION						

Borough Commissioner

Commissioner

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# Certificate of Occupancy

**CO Number:** 420602217T004

This certifies that the premises described herein conforms substantially to the approved plans and specifications and to the requirements of all applicable laws, rules and regulations for the uses and occupancies specified. No change of use or occupancy shall be made unless a new Certificate of Occupancy is issued. *This document or a copy shall be available for inspection at the building at all reasonable times.*

<b>A.</b>	<b>Borough:</b> Queens	<b>Block Number:</b> 00006	<b>Certificate Type:</b> Temporary
	<b>Address:</b> 1-55 BORDEN AVENUE	<b>Lot Number(s):</b> 6	<b>Effective Date:</b> 10/15/2015
	<b>Building Identification Number (BIN):</b> 4541408	<b>Building Type:</b> New	<b>Expiration Date:</b> 01/13/2016
<b>This building is subject to this Building Code:</b> 2008 Code			
<i>For zoning lot metes &amp; bounds, please see BISWeb.</i>			
<b>B.</b>	<b>Construction classification:</b> 1-B	(2008 Code)	
	<b>Building Occupancy Group classification:</b> R-2	(2008 Code)	
	<b>Multiple Dwelling Law Classification:</b> HAEA		
	<b>No. of stories:</b> 32	<b>Height in feet:</b> 307	<b>No. of dwelling units:</b> 306
<b>C.</b>	<b>Fire Protection Equipment:</b> Standpipe system, Fire alarm system, Sprinkler system, Fire Suppression system		
<b>D.</b>	<b>Type and number of open spaces:</b> None associated with this filing.		
<b>E.</b>	<b>This Certificate is issued with the following legal limitations:</b> None		
<b>Outstanding requirements for obtaining Final Certificate of Occupancy:</b>			
There are 23 outstanding requirements. Please refer to BISWeb for further detail.			
<b>Borough Comments:</b> None			

Borough Commissioner

Commissioner

**DOCUMENT CONTINUES ON NEXT PAGE**



# Certificate of Occupancy

CO Number: 420602217T004

Permissible Use and Occupancy						
All Building Code occupancy group designations below are 2008 designations.						
Floor From To	Maximum persons permitted	Live load lbs per sq. ft.	Building Code occupancy group	Dwelling or Rooming Units	Zoning use group	Description of use
001 001 22	OG	R-2		2		RESIDENTIAL LOBBY (PARTIALLY SUBJECT TO FLOODING), MAIL ROOM, LOCKER ROOMS, BREAK ROOM, SUPER'S OFFICE ACCESSORY TO RESIDENTIAL
001 001 19	OG	S-2 R-2 U		2, 2		GAS METER RM, PACKAGE RM, TRASH COMPACTOR RM, FIRE PUMP RM, WATER METER, RM, SUPER'S OFFICE WORKSHOP, STORAGE RM, BIKE RM., COGEN TANK RM, WASTE COLLECTOR RM
001 001	OG	M		6		RETAIL SPACE (VACANT/NO OCCUPANCY)
002 002 51	100	R-2		2		RESIDENTIAL AMENITY SPACE (GYM, KIDS PLAY RM, BUSINESS CENTER) ACCESSORY TO RESIDENTIAL
002 002	100	R-2	8	2		(08) APARTMENTS PER FLOOR, TRASH RM, ELECTRIC/TELECOM CLOSETS
002 002 8	100	R-2 U		2, 2		TELECOM ROOM, (MDF) LAUNDRY RM, MECHANICAL RM, MECHANICAL RM2, MECHANICAL SPACE, ELECTRICAL RM.
003 003	100	R-2	14	2		(14) APARTMENTS PER FLOOR, TRASH RM, ELECTRIC/SECURITY/TELECOM CLOSETS, MANAGEMENT OFFICE ACCESSORY TO RESIDENTIAL
003 003	100	R-2		2		ROOF- MAINTENANCE ACCESS ONLY. NO PART OF ACCESSORY TO RESIDENTIAL.
004 007	100	R-2	14	2		(14) APARTMENTS PER FLOOR, TRASH RM, ELECTRIC/TELECOM CLOSET
008 009	100	R-2	13	2		(13) APARTMENTS PER FLOOR, TRASH RM, ELECTRIC/TELECOM CLOSET
010 013	100	R-2	10	2		(10) APARTMENTS PER FLOOR, TRASH RM, ELECTRIC/TELECOM CLOSET
014 019	100	R-2	9	2		(09) APARTMENTS PER FLOOR, TRASH RM, ELECTRIC/TELECOM CLOSET

  
Borough Commissioner

  
Commissioner

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# Certificate of Occupancy

CO Number: 420602217T004

Permissible Use and Occupancy						
All Building Code occupancy group designations below are 2008 designations.						
Floor From To	Maximum persons permitted	Live load lbs per sq. ft.	Building Code occupancy group	Dwelling or Rooming Units	Zoning use group	Description of use
020 028		100	R-2	9	2	(09) APARTMENTS PER FLOOR, TRASH RM, ELECTRIC/TELECOM CLOSET
029 029		100	R-2	6	2	(6) APARTMENTS PER FLOOR, TRASH RM, ELECTRIC/TELECOM CLOSET
029 029 4		100	R-2		2	TERRACE ACCESSORY TO RESIDENTIAL
029 029 16		100	R-2		2	ACCESSORY RESIDENTIAL AMENITY SPACE.
030 032		100	R-2	7	2	(7) APARTMENTS PER FLOOR, TRASH RM, ELECTRIC/TELECOM CLOSET
RO F			R-2		2	MECHANICAL SPACE, ELEVATOR MACHINE ROOM, BULKHEAD
ZONING LOT DESCRIPTION RECORDED UNDER CRFN #2013000110502 AND 2013000110503 . EASEMENT RECORDED UNDER CRFN #2013000110501. SHADED AREAS WITHIN BUILD (LOBBY ENTRANCE) IS DESIGNED TO RETAIN WATER AND WITHSTAND HYDROSTATIC AND HYDRODYNAMIC PRESSURE ASSUMING WATER HEIGHT TO BASE FLOOD ELEVATION MATERIALS INCLUDING FINISHES IN SHADED AREA SHALL BE FLOOD-RESISTANT MATERIALS AND COMPLY WITH APPENDIX G						
END OF SECTION						

Borough Commissioner

Commissioner

END OF DOCUMENT

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# Certificate of Occupancy

**CO Number: 420602217T004**

This certifies that the premises described herein conforms substantially to the approved plans and specifications and to the requirements of all applicable laws, rules and regulations for the uses and occupancies specified. No change of use or occupancy shall be made unless a new Certificate of Occupancy is issued. *This document or a copy shall be available for inspection at the building at all reasonable times.*

<b>A.</b>	<b>Borough:</b> Queens	<b>Block Number:</b> 00006	<b>Certificate Type:</b> Temporary
	<b>Address:</b> 1-55 BORDEN AVENUE	<b>Lot Number(s):</b> 6	<b>Effective Date:</b> 10/15/2015
	<b>Building Identification Number (BIN):</b> 4541408	<b>Building Type:</b> New	<b>Expiration Date:</b> 01/13/2016
<b>This building is subject to this Building Code:</b> 2008 Code			
<i>For zoning lot metes &amp; bounds, please see BISWeb.</i>			
<b>B.</b>	<b>Construction classification:</b> 1-B	(2008 Code)	
	<b>Building Occupancy Group classification:</b> R-2	(2008 Code)	
	<b>Multiple Dwelling Law Classification:</b> HAEA		
	<b>No. of stories:</b> 32	<b>Height in feet:</b> 307	<b>No. of dwelling units:</b> 306
<b>C.</b>	<b>Fire Protection Equipment:</b> Standpipe system, Fire alarm system, Sprinkler system, Fire Suppression system		
<b>D.</b>	<b>Type and number of open spaces:</b> None associated with this filing.		
<b>E.</b>	<b>This Certificate is issued with the following legal limitations:</b> None		
<b>Outstanding requirements for obtaining Final Certificate of Occupancy:</b>			
There are 23 outstanding requirements. Please refer to BISWeb for further detail.			
<b>Borough Comments:</b> None			

Borough Commissioner

Commissioner

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# *Certificate of Occupancy*

CO Number: 420602217T004

Permissible Use and Occupancy						
All Building Code occupancy group designations below are 2008 designations.						
Floor From To	Maximum persons permitted	Live load lbs per sq. ft.	Building Code occupancy group	Dwelling or Rooming Units	Zoning use group	Description of use
001 001 22	OG	R-2		2		RESIDENTIAL LOBBY (PARTIALLY SUBJECT TO FLOODING), MAIL ROOM, LOCKER ROOMS, BREAK ROOM, SUPER'S OFFICE ACCESSORY TO RESIDENTIAL
001 001 19	OG	S-2 R-2 U		2, 2		GAS METER RM, PACKAGE RM, TRASH COMPACTOR RM, FIRE PUMP RM, WATER METER, RM, SUPER'S OFFICE WORKSHOP, STORAGE RM, BIKE RM., COGEN TANK RM, WASTE COLLECTOR RM
001 001	OG	M		6		RETAIL SPACE (VACANT/NO OCCUPANCY)
002 002 51	100	R-2		2		RESIDENTIAL AMENITY SPACE (GYM, KIDS PLAY RM, BUSINESS CENTER) ACCESSORY TO RESIDENTIAL
002 002	100	R-2	8	2		(08) APARTMENTS PER FLOOR, TRASH RM, ELECTRIC/TELECOM CLOSETS
002 002 8	100	R-2 U		2, 2		TELECOM ROOM, (MDF) LAUNDRY RM, MECHANICAL RM, MECHANICAL RM2, MECHANICAL SPACE, ELECTRICAL RM.
003 003	100	R-2	14	2		(14) APARTMENTS PER FLOOR, TRASH RM, ELECTRIC/SECURITY/TELECOM CLOSETS, MANAGEMENT OFFICE ACCESSORY TO RESIDENTIAL
003 003	100	R-2		2		ROOF- MAINTENANCE ACCESS ONLY. NO PART OF ACCESSORY TO RESIDENTIAL.
004 007	100	R-2	14	2		(14) APARTMENTS PER FLOOR, TRASH RM, ELECTRIC/TELECOM CLOSET
008 009	100	R-2	13	2		(13) APARTMENTS PER FLOOR, TRASH RM, ELECTRIC/TELECOM CLOSET
010 013	100	R-2	10	2		(10) APARTMENTS PER FLOOR, TRASH RM, ELECTRIC/TELECOM CLOSET
014 019	100	R-2	9	2		(09) APARTMENTS PER FLOOR, TRASH RM, ELECTRIC/TELECOM CLOSET

  
Borough Commissioner

  
Commissioner

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# *Certificate of Occupancy*

CO Number: **420602217T004**

Permissible Use and Occupancy						
All Building Code occupancy group designations below are 2008 designations.						
Floor From To	Maximum persons permitted	Live load lbs per sq. ft.	Building Code occupancy group	Dwelling or Rooming Units	Zoning use group	Description of use
020 028		100	R-2	9	2	(09) APARTMENTS PER FLOOR, TRASH RM, ELECTRIC/TELECOM CLOSET
029 029		100	R-2	6	2	(6) APARTMENTS PER FLOOR, TRASH RM, ELECTRIC/TELECOM CLOSET
029 029 4		100	R-2		2	TERRACE ACCESSORY TO RESIDENTIAL
029 029 16		100	R-2		2	ACCESSORY RESIDENTIAL AMENITY SPACE.
030 032		100	R-2	7	2	(7) APARTMENTS PER FLOOR, TRASH RM, ELECTRIC/TELECOM CLOSET
RO F			R-2		2	MECHANICAL SPACE, ELEVATOR MACHINE ROOM, BULKHEAD
ZONING LOT DESCRIPTION RECORDED UNDER CRFN #2013000110502 AND 2013000110503 . EASEMENT RECORDED UNDER CRFN #2013000110501. SHADED AREAS WITHIN BUILD (LOBBY ENTRANCE) IS DESIGNED TO RETAIN WATER AND WITHSTAND HYDROSTATIC AND HYDRODYNAMIC PRESSURE ASSUMING WATER HEIGHT TO BASE FLOOD ELEVATION MATERIALS INCLUDING FINISHES IN SHADED AREA SHALL BE FLOOD-RESISTANT MATERIALS AND COMPLY WITH APPENDIX G						
END OF SECTION						

Borough Commissioner

Commissioner

END OF DOCUMENT

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# Certificate of Occupancy

**CO Number: 420602182T003**

This certifies that the premises described herein conforms substantially to the approved plans and specifications and to the requirements of all applicable laws, rules and regulations for the uses and occupancies specified. No change of use or occupancy shall be made unless a new Certificate of Occupancy is issued. *This document or a copy shall be available for inspection at the building at all reasonable times.*

<b>A.</b>	<b>Borough:</b> Queens	<b>Block Number:</b> 00006	<b>Certificate Type:</b> Temporary
	<b>Address:</b> 1-50 50TH AVENUE	<b>Lot Number(s):</b> 80	<b>Effective Date:</b> 10/19/2015
	<b>Building Identification Number (BIN):</b> 4541370	<b>Building Type:</b> New	<b>Expiration Date:</b> 01/17/2016
<b>This building is subject to this Building Code: 2008 Code</b>			
<i>For zoning lot metes &amp; bounds, please see BISWeb.</i>			
<b>B.</b>	<b>Construction classification:</b> 1-B	(2008 Code)	
	<b>Building Occupancy Group classification:</b> R-2	(2008 Code)	
	<b>Multiple Dwelling Law Classification:</b> HAEA		
	<b>No. of stories:</b> 37	<b>Height in feet:</b> 350	<b>No. of dwelling units:</b> 619
<b>C.</b>	<b>Fire Protection Equipment:</b> Standpipe system, Fire alarm system, Sprinkler system, Fire Suppression system		
<b>D.</b>	<b>Type and number of open spaces:</b> None associated with this filing.		
<b>E.</b>	<b>This Certificate is issued with the following legal limitations:</b> Easement(s) - Recording Info: FLOOD ZONE COMPLIANCE.		
<b>Outstanding requirements for obtaining Final Certificate of Occupancy:</b>			
There are 26 outstanding requirements. Please refer to BISWeb for further detail.			
<b>Borough Comments:</b>			
OCCUPANCY LIMITED TO FIRST FLOOR RETAIL SPACE "A" CORE AND SHELL ONLY; AND FLOORS 2 TO 33 LESS HOIST LINE APARTMENTS. PA SPACES ARE NOT TO BE OCCUPIED BY MORE THAN 74 PEOPLE UNTIL PA CERTIFICATE OF OPERATION IS OBTAINED.			

Borough Commissioner

Commissioner

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# Certificate of Occupancy

CO Number: 420602182T003

Permissible Use and Occupancy						
All Building Code occupancy group designations below are 2008 designations.						
Floor From To	Maximum persons permitted	Live load lbs per sq. ft.	Building Code occupancy group	Dwelling or Rooming Units	Zoning use group	Description of use
001 001 20	OG	R-2		2		RESIDENTIAL LOBBY, MAIL ROOM, MANAGEMENT OFFICE, WOMEN'S LOCKER, MEN'S LOCKER, BREAK ROOM, PARKING ATTENDANT OFFICE, SUPER'S OFFICE ACCESSORY TO RESIDENTIAL
001 001 10	OG	S-2 R-2 U		2, 6, 2		SANITARY POE, GAS METER RM, PACKAGE RM, VALET RM, TRASH COMPACTOR RM, FIRE PUMP RM, OFFICE STORAGE, BIKE RM, SUPER'S WORKSHOP, TELECOM RM, ELECTRIC SERVICE RM, WATER METER RM
001 001	OG	R-2 S-2		2, 6		PARKING FOR 38 SPACES TOTAL
001 001 67	OG	R-2		2		RESIDENTIAL AMENITIES (GYM, KIDS PLAY RM, DOG CITY) ACCESSORY TO R2
001 001	OG	M		6		RETAIL SPACE B (VACANT/NO OCCUPANCY)
001 001	OG	M		6		RETAIL SPACE A (VACANT/NO OCCUPANCY)
002 004	100	S-2 R-2		2, 6		PARKING FOR 229 SPACES TOTAL
002 004	100	R-2	37	2		(37) APARTMENTS PER FLOOR, ELECTRICAL TELECOM CLOSETS, TRASH ROOM.
004 004 2	100	R-2 U		2, 6		BOILER ROOM, STORM WATER IRRIGATION TANK RM., WATER TANK
005 005	100	R-2	41	2		(41) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, TRASH ROOM, STORAGE RM.
005 005 36	100	R-2		2		TERRACE ACCESSORY TO RESIDENTIAL
006 006	100	R-2	42	2		(42) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, TRASH RM, STORAGE RMS

Borough Commissioner

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# *Certificate of Occupancy*

CO Number: **420602182T003**

Permissible Use and Occupancy						
All Building Code occupancy group designations below are 2008 designations.						
Floor From To	Maximum persons permitted	Live load lbs per sq. ft.	Building Code occupancy group	Dwelling or Rooming Units	Zoning use group	Description of use
007 007		100	R-2 S-2	32	2, 2	(32) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, TRASH ROOM, STORAGE RM
008 011		100	R-2 S-2	32	2, 2	(32) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, TRASH ROOM, STORAGE RM
012 012		100	R-2	30	2	(30) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, TRASH RM, ACCESSORY RESIDENTIAL AMENITY SPACE & LAUNDRY RM.
013 013 215		100	R-2		2	ROOF TERRACES ACCESSORY TO RESIDENTIAL (ONE TERRACE HAS 140 OCCUPANTS, ONE TERRACE HAS 75 OCCUPANTS)
013 013		100	R-2	8	2	(8) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, ACCESSORY RESIDENTIAL AMENITIES SPACE, TRASH RM.
014 014		100	R-2	9	2	(9) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSET, TRASH RM, ELEVATOR MACHINE ROOM
015 033		100	R-2	10	2	(10) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, TRASH RM.
034 036		100	R-2	7	2	(7) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, TRASH RM.
037 037		100	R-2	7	2	(7) APARTMENTS, ELECTRICAL/TELECOM CLOSETS, TRASH RM
RO F		100	S-2		2	ELEVATOR MACHINE ROOM, MECHANICAL EQUIPMENT & BULKHEAD
ZONING LOT DESCRIPTION RECORDED UNDER CRFN #2013000110502 & 2013000110503 AND EASEMENT RECORDED UNDER CRFN #2013000110501. TOTAL ATTENDANT PARKING FOR 267 VEHICLES. PAID ATTENDANTS EMPLOYED BY THE OWNERS OR OPERATORS OF SUCH SPACES BE AVAILABLE TO HANDLE THE PARKING AND MOVING OF AUTOMOBILES AT ALL TIMES WHEN SUCH SPACES ARE IN USE. THE BUILDING DOES NOT HAVE A 13TH MARKETING FLOOR. FLOORS 13-37 ARE CONSTRUCTION FLOORS AND FLOORS 14-37, PH ARE MARKETING FLOORS.						
END OF SECTION						

Borough Commissioner

Commissioner

END OF DOCUMENT

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# Certificate of Occupancy

**CO Number: 420602182T004**

This certifies that the premises described herein conforms substantially to the approved plans and specifications and to the requirements of all applicable laws, rules and regulations for the uses and occupancies specified. No change of use or occupancy shall be made unless a new Certificate of Occupancy is issued. *This document or a copy shall be available for inspection at the building at all reasonable times.*

<b>A.</b>	<b>Borough:</b> Queens	<b>Block Number:</b> 00006	<b>Certificate Type:</b> Temporary
	<b>Address:</b> 1-50 50TH AVENUE	<b>Lot Number(s):</b> 80	<b>Effective Date:</b> 11/13/2015
	<b>Building Identification Number (BIN):</b> 4541370		<b>Expiration Date:</b> 02/11/2016
		<b>Building Type:</b> New	
<b>This building is subject to this Building Code: 2008 Code</b>			
<i>For zoning lot metes &amp; bounds, please see BISWeb.</i>			
<b>B.</b>	<b>Construction classification:</b> 1-B	(2008 Code)	
	<b>Building Occupancy Group classification:</b> R-2	(2008 Code)	
	<b>Multiple Dwelling Law Classification:</b> HAEA		
	<b>No. of stories:</b> 37	<b>Height in feet:</b> 350	<b>No. of dwelling units:</b> 619
<b>C.</b>	<b>Fire Protection Equipment:</b> Standpipe system, Fire alarm system, Sprinkler system, Fire Suppression system		
<b>D.</b>	<b>Type and number of open spaces:</b> None associated with this filing.		
<b>E.</b>	<b>This Certificate is issued with the following legal limitations:</b> Easement(s) - Recording Info: FLOOD ZONE COMPLIANCE.		
<b>Outstanding requirements for obtaining Final Certificate of Occupancy:</b>			
There are 27 outstanding requirements. Please refer to BISWeb for further detail.			
<b>Borough Comments:</b> None			

Borough Commissioner

Commissioner

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# *Certificate of Occupancy*

CO Number: 420602182T004

Permissible Use and Occupancy						
All Building Code occupancy group designations below are 2008 designations.						
Floor From To	Maximum persons permitted	Live load lbs per sq. ft.	Building Code occupancy group	Dwelling or Rooming Units	Zoning use group	Description of use
001 001 20	OG	R-2		2		RESIDENTIAL LOBBY, MAIL ROOM, MANAGEMENT OFFICE, WOMEN'S LOCKER, MEN'S LOCKER, BREAK ROOM, PARKING ATTENDANT OFFICE, SUPER'S OFFICE ACCESSORY TO RESIDENTIAL
001 001 10	OG	S-2 R-2 U		2, 6, 2		SANITARY POE, GAS METER RM, PACKAGE RM, VALET RM, TRASH COMPACTOR RM, FIRE PUMP RM, OFFICE STORAGE, BIKE RM, SUPER'S WORKSHOP, TELECOM RM, ELECTRIC SERVICE RM, WATER METER RM
001 001	OG	R-2 S-2		2, 6		PARKING FOR 38 SPACES TOTAL
001 001 67	OG	R-2		2		RESIDENTIAL AMENITIES (GYM, KIDS PLAY RM, DOG CITY) ACCESSORY TO R2
001 001 74	OG	M		6		RETAIL SPACE
001 001 166	OG	M		6		RETAIL SPACE
002 004	100	S-2 R-2		2, 6		PARKING FOR 229 SPACES TOTAL
002 004	100	R-2	37	2		(37) APARTMENTS PER FLOOR, ELECTRICAL TELECOM CLOSETS, TRASH ROOM.
004 004 2	100	R-2 U		2, 6		BOILER ROOM, STORM WATER IRRIGATION TANK RM., WATER TANK
005 005	100	R-2	41	2		(41) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, TRASH ROOM, STORAGE RM.
005 005 36	100	R-2		2		TERRACE ACCESSORY TO RESIDENTIAL
006 006	100	R-2 S-2	42	2		(42) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, TRASH RM, STORAGE RMS

Borough Commissioner

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# *Certificate of Occupancy*

CO Number: **420602182T004**

Permissible Use and Occupancy						
All Building Code occupancy group designations below are 2008 designations.						
Floor From To	Maximum persons permitted	Live load lbs per sq. ft.	Building Code occupancy group	Dwelling or Rooming Units	Zoning use group	Description of use
007 007		100	R-2 S-2	32	2, 2	(32) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, TRASH ROOM, STORAGE RM
008 011		100	R-2 S-2	32	2, 2	(32) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, TRASH ROOM, STORAGE RM
012 012		100	R-2	30	2	(30) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, TRASH RM, ACCESSORY RESIDENTIAL AMENITY SPACE & LAUNDRY RM.
013 013 215		100	R-2		2	ROOF TERRACES ACCESSORY TO RESIDENTIAL (ONE TERRACE HAS 140 OCCUPANTS, ONE TERRACE HAS 75 OCCUPANTS)
013 013		100	R-2	8	2	(8) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, ACCESSORY RESIDENTIAL AMENITIES SPACE, TRASH RM.
014 014		100	R-2	9	2	(9) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSET, TRASH RM, ELEVATOR MACHINE ROOM
015 033		100	R-2	10	2	(10) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, TRASH RM.
034 036		100	R-2	7	2	(7) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, TRASH RM.
037 037		100	R-2	7	2	(7) APARTMENTS, ELECTRICAL/TELECOM CLOSETS, TRASH RM
RO F		100	S-2		2	ELEVATOR MACHINE ROOM, MECHANICAL EQUIPMENT & BULKHEAD
ZONING LOT DESCRIPTION RECORDED UNDER CRFN #2013000110502 & 2013000110503 AND EASEMENT RECORDED UNDER CRFN #2013000110501. TOTAL ATTENDANT PARKING FOR 267 VEHICLES. PAID ATTENDANTS EMPLOYED BY THE OWNERS OR OPERATORS OF SUCH SPACES BE AVAILABLE TO HANDLE THE PARKING AND MOVING OF AUTOMOBILES AT ALL TIMES WHEN SUCH SPACES ARE IN USE. THE BUILDING DOES NOT HAVE A 13TH MARKETING FLOOR. FLOORS 13-37 ARE CONSTRUCTION FLOORS AND FLOORS 14-37, PH ARE MARKETING FLOORS.						
END OF SECTION						

Borough Commissioner

Commissioner

END OF DOCUMENT

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# Certificate of Occupancy

**CO Number: 420602182T004**

This certifies that the premises described herein conforms substantially to the approved plans and specifications and to the requirements of all applicable laws, rules and regulations for the uses and occupancies specified. No change of use or occupancy shall be made unless a new Certificate of Occupancy is issued. *This document or a copy shall be available for inspection at the building at all reasonable times.*

<b>A.</b>	<b>Borough:</b> Queens	<b>Block Number:</b> 00006	<b>Certificate Type:</b> Temporary
	<b>Address:</b> 1-50 50TH AVENUE	<b>Lot Number(s):</b> 80	<b>Effective Date:</b> 11/13/2015
	<b>Building Identification Number (BIN):</b> 4541370	<b>Building Type:</b> New	<b>Expiration Date:</b> 02/11/2016
<b>This building is subject to this Building Code:</b> 2008 Code			
<i>For zoning lot metes &amp; bounds, please see BISWeb.</i>			
<b>B.</b>	<b>Construction classification:</b> 1-B	(2008 Code)	
	<b>Building Occupancy Group classification:</b> R-2	(2008 Code)	
	<b>Multiple Dwelling Law Classification:</b> HAEA		
	<b>No. of stories:</b> 37	<b>Height in feet:</b> 350	<b>No. of dwelling units:</b> 619
<b>C.</b>	<b>Fire Protection Equipment:</b> Standpipe system, Fire alarm system, Sprinkler system, Fire Suppression system		
<b>D.</b>	<b>Type and number of open spaces:</b> None associated with this filing.		
<b>E.</b>	<b>This Certificate is issued with the following legal limitations:</b> Easement(s) - Recording Info: FLOOD ZONE COMPLIANCE.		
<b>Outstanding requirements for obtaining Final Certificate of Occupancy:</b>			
There are 27 outstanding requirements. Please refer to BISWeb for further detail.			
<b>Borough Comments:</b> None			

Borough Commissioner

Commissioner

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# *Certificate of Occupancy*

CO Number: **420602182T004**

Permissible Use and Occupancy						
All Building Code occupancy group designations below are 2008 designations.						
Floor From To	Maximum persons permitted	Live load lbs per sq. ft.	Building Code occupancy group	Dwelling or Rooming Units	Zoning use group	Description of use
001 001 20	OG	R-2		2		RESIDENTIAL LOBBY, MAIL ROOM, MANAGEMENT OFFICE, WOMEN'S LOCKER, MEN'S LOCKER, BREAK ROOM, PARKING ATTENDANT OFFICE, SUPER'S OFFICE ACCESSORY TO RESIDENTIAL
001 001 10	OG	S-2 R-2 U		2, 6, 2		SANITARY POE, GAS METER RM, PACKAGE RM, VALET RM, TRASH COMPACTOR RM, FIRE PUMP RM, OFFICE STORAGE, BIKE RM, SUPER'S WORKSHOP, TELECOM RM, ELECTRIC SERVICE RM, WATER METER RM
001 001	OG	R-2 S-2		2, 6		PARKING FOR 38 SPACES TOTAL
001 001 67	OG	R-2		2		RESIDENTIAL AMENITIES (GYM, KIDS PLAY RM, DOG CITY) ACCESSORY TO R2
001 001 74	OG	M		6		RETAIL SPACE
001 001 166	OG	M		6		RETAIL SPACE
002 004	100	S-2 R-2		2, 6		PARKING FOR 229 SPACES TOTAL
002 004	100	R-2	37	2		(37) APARTMENTS PER FLOOR, ELECTRICAL TELECOM CLOSETS, TRASH ROOM.
004 004 2	100	R-2 U		2, 6		BOILER ROOM, STORM WATER IRRIGATION TANK RM., WATER TANK
005 005	100	R-2	41	2		(41) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, TRASH ROOM, STORAGE RM.
005 005 36	100	R-2		2		TERRACE ACCESSORY TO RESIDENTIAL
006 006	100	R-2 S-2	42	2		(42) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, TRASH RM, STORAGE RMS

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# *Certificate of Occupancy*

CO Number: **420602182T004**

Permissible Use and Occupancy						
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008 011		100	R-2 S-2	32	2, 2	(32) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, TRASH ROOM, STORAGE RM
012 012		100	R-2	30	2	(30) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, TRASH RM, ACCESSORY RESIDENTIAL AMENITY SPACE & LAUNDRY RM.
013 013 215		100	R-2		2	ROOF TERRACES ACCESSORY TO RESIDENTIAL (ONE TERRACE HAS 140 OCCUPANTS, ONE TERRACE HAS 75 OCCUPANTS)
013 013		100	R-2	8	2	(8) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, ACCESSORY RESIDENTIAL AMENITIES SPACE, TRASH RM.
014 014		100	R-2	9	2	(9) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSET, TRASH RM, ELEVATOR MACHINE ROOM
015 033		100	R-2	10	2	(10) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, TRASH RM.
034 036		100	R-2	7	2	(7) APARTMENTS PER FLOOR, ELECTRICAL/TELECOM CLOSETS, TRASH RM.
037 037		100	R-2	7	2	(7) APARTMENTS, ELECTRICAL/TELECOM CLOSETS, TRASH RM
RO F		100	S-2		2	ELEVATOR MACHINE ROOM, MECHANICAL EQUIPMENT & BULKHEAD
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END OF SECTION						

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